

Land Ownership Overview

Quality Growth Commission

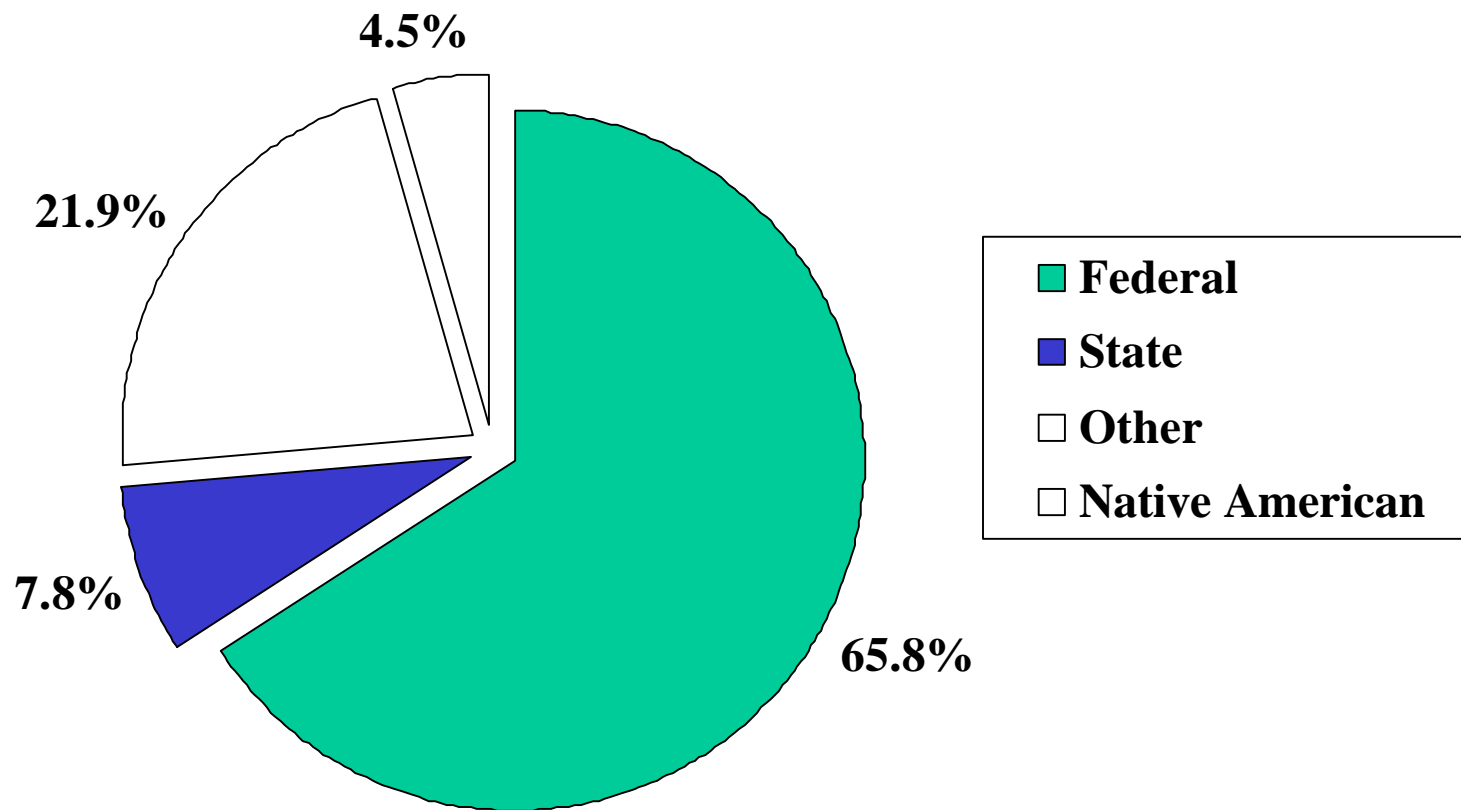
September 13, 2000

Presentation Outline

- Utah Land Ownership
- State Trust Land Administration
- Property Taxes
- Federal Land Payments
 - Payments in Lieu of Taxes (PILTS)
- Conservation Easements

Utah Land Ownership: 2000

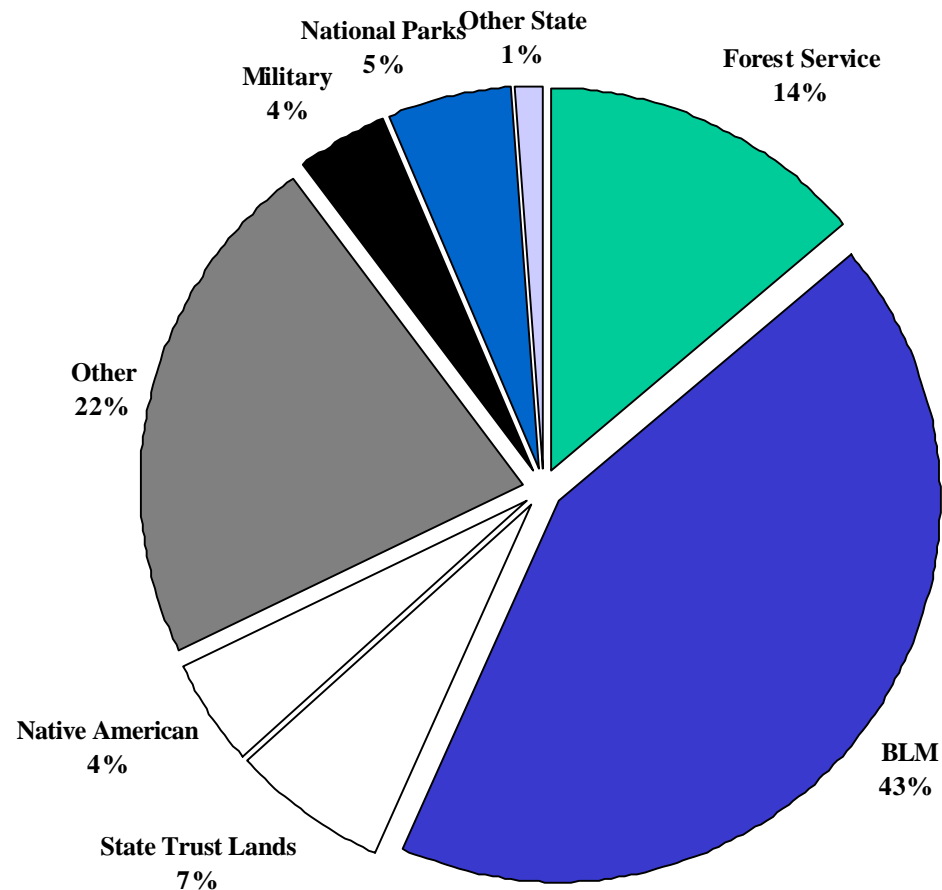
General Categories



Source: State and Institutional Trust Lands Administration

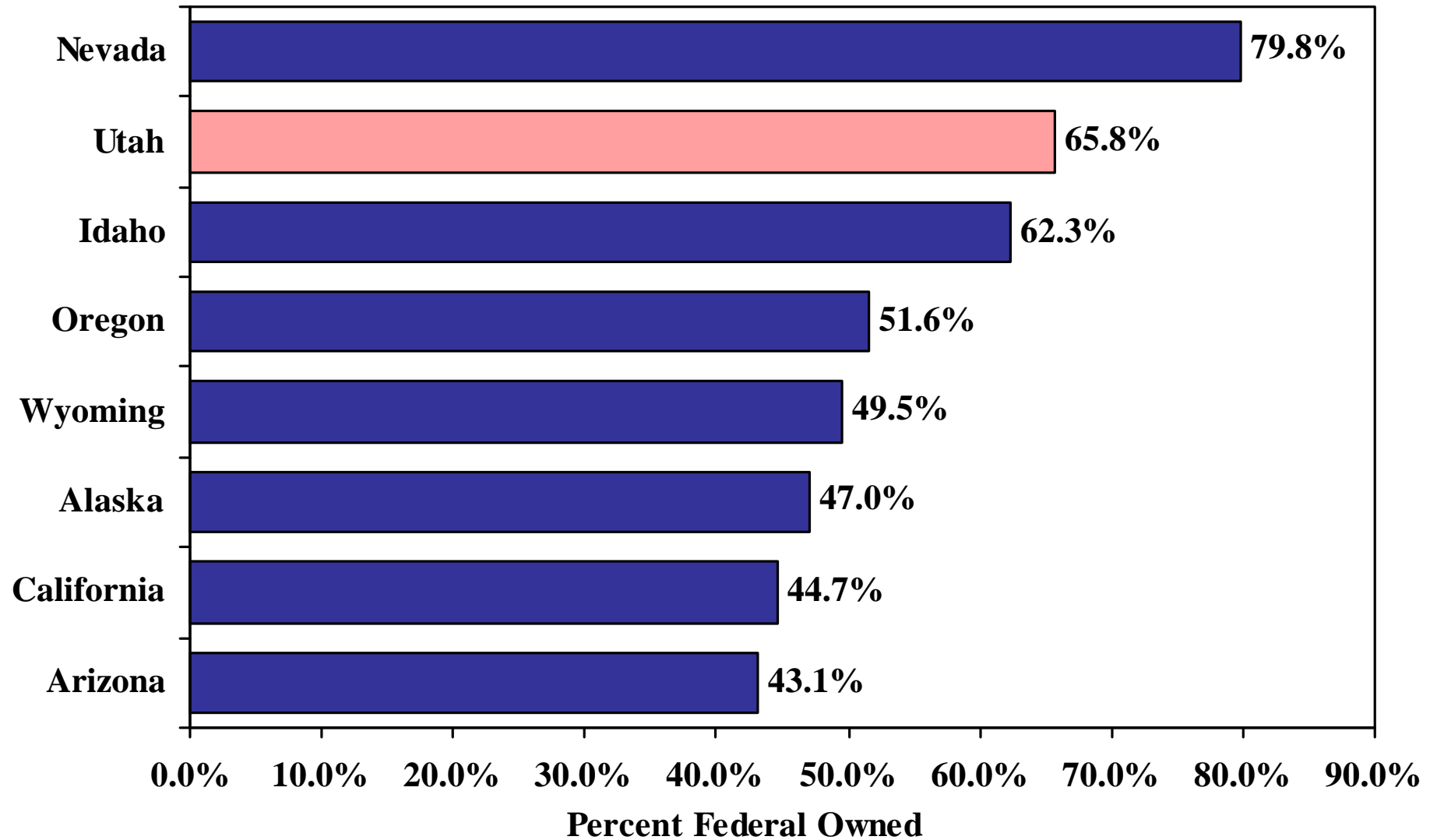
Utah Land Ownership: 2000

Detailed Categories



Source: State and Institutional Trust Lands Administration

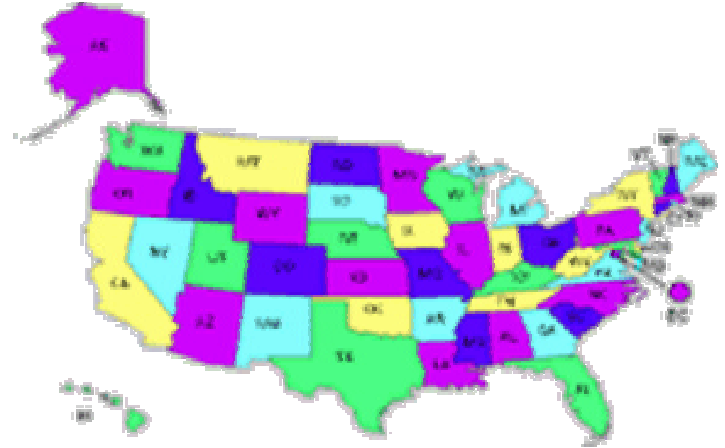
1999 Federal Land Ownership by State (Top Eight States)



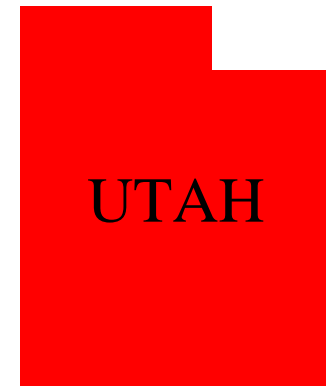
Source: Bureau of Land Management

Land Ownership

Approximately 30% of the
Land in the United States is
Federally Owned



Approximately 66% of the
Land in the State of Utah is
Federally Owned



State and Institutional Trust Lands Administration (SITLA)

- An independent agency of state government
- Established to manage lands Congress granted to the state of Utah for the common schools and beneficiary institutions
- As trustee, the Trust Lands Administration must manage the lands and revenues generated from the lands in the most prudent and profitable manner possible
- This includes a balancing of short and long-term interests so that present and future beneficiaries will benefit
- *Trust Land Administration serves as a critical entity for making a no net loss policy operational in the state*

State Trust Land Stats

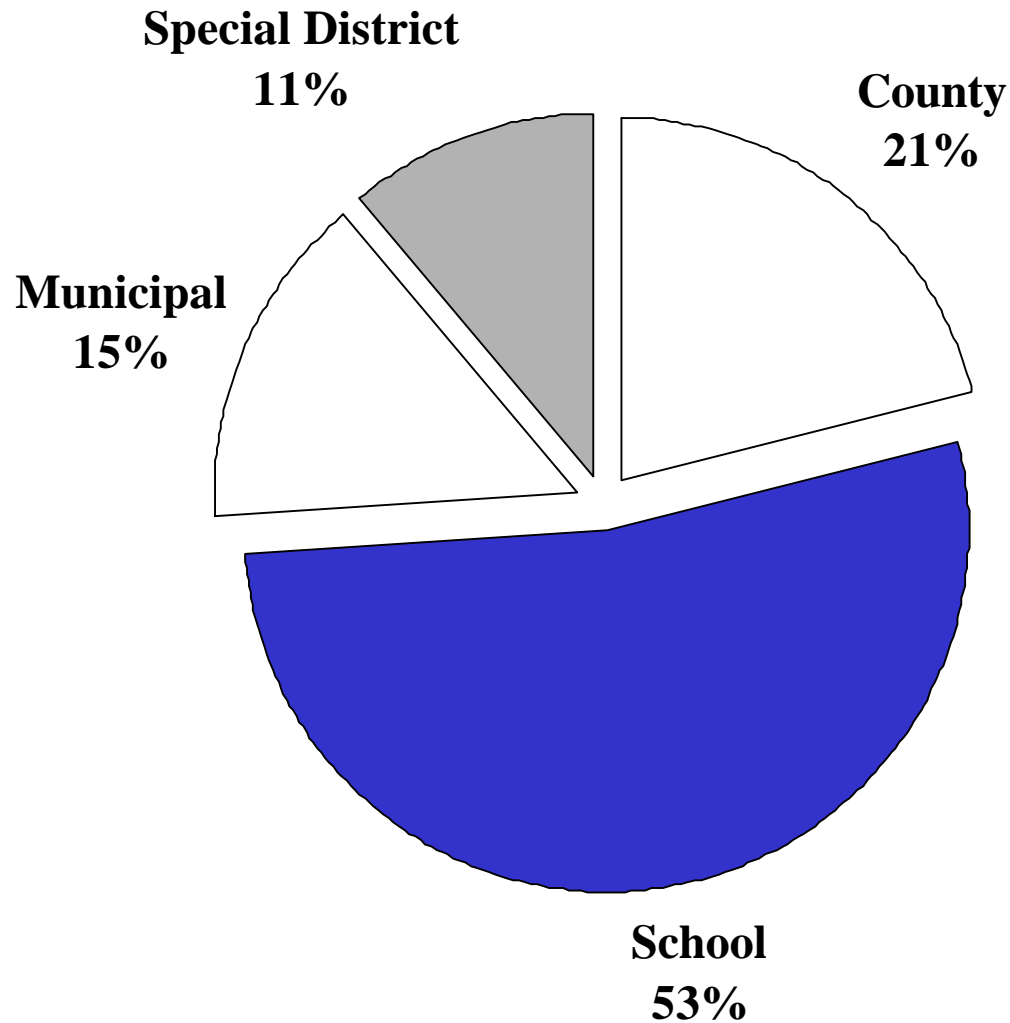
- At the time of statehood trust land totaled 7,475,297 acres
- Since then about half of this has been sold to private owners
- More than 30% of what is now private land in Utah was originally trust land
- The proceeds from these land sales support public schools and other beneficiaries
- Presently, the Trust administers 3.5 million acres of surface lands
- Acreage varies significantly among counties ranging from 32 acres in Salt Lake County to 403,000 acres in Millard County

Property Taxes in Utah: 1998

- Total taxable value in Utah exceeds \$100 billion
- Property taxes charged equal \$1.2 billion
- Property taxes are the largest single tax revenue source for local governments in Utah
- Primary residential property is the largest class of property (42% of total)

Property Taxes In Utah

By Purpose: 1998



Federal Land Payments



The federal government has established land payment programs to compensate local governments for tax-exempt federal land within their jurisdiction.

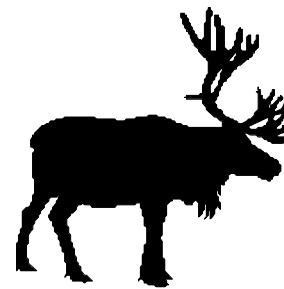


In 1999, Utah received over
\$42 million from Federal Land
Payments



Receipt-Sharing Programs Have Been Established for:

- Minerals Extracted from Federal Lands
- Revenue Generated from National Forests
- Revenue from Fish and Wildlife Refuges
- Revenue from Grazing



Per Acre Payments/ Payments in Lieu of Taxes (PILT)

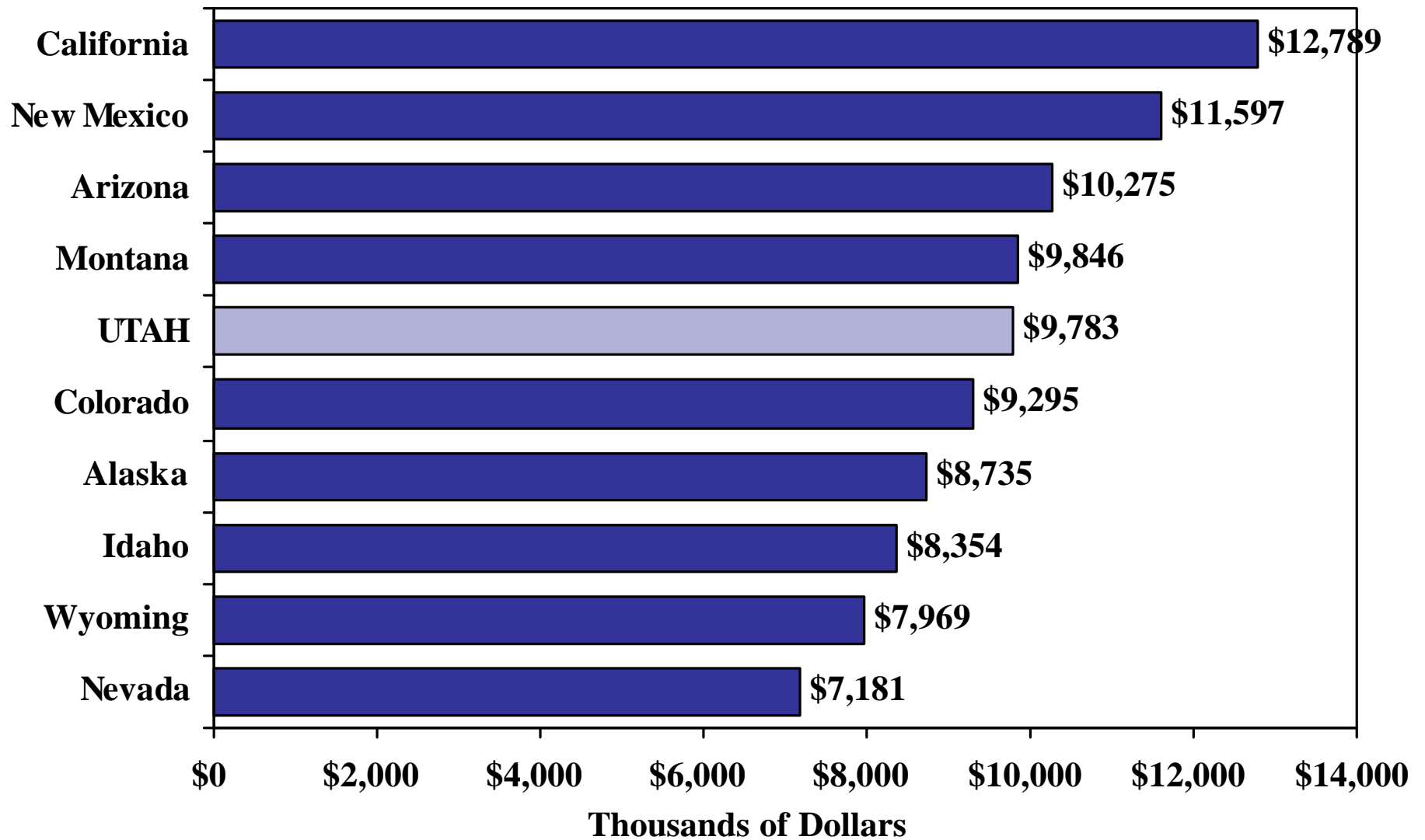
- Established for Specific Federal Lands
- Payments Based on a Complex Calculation Formula Established by Law



PILT Formula Includes Five Variables:

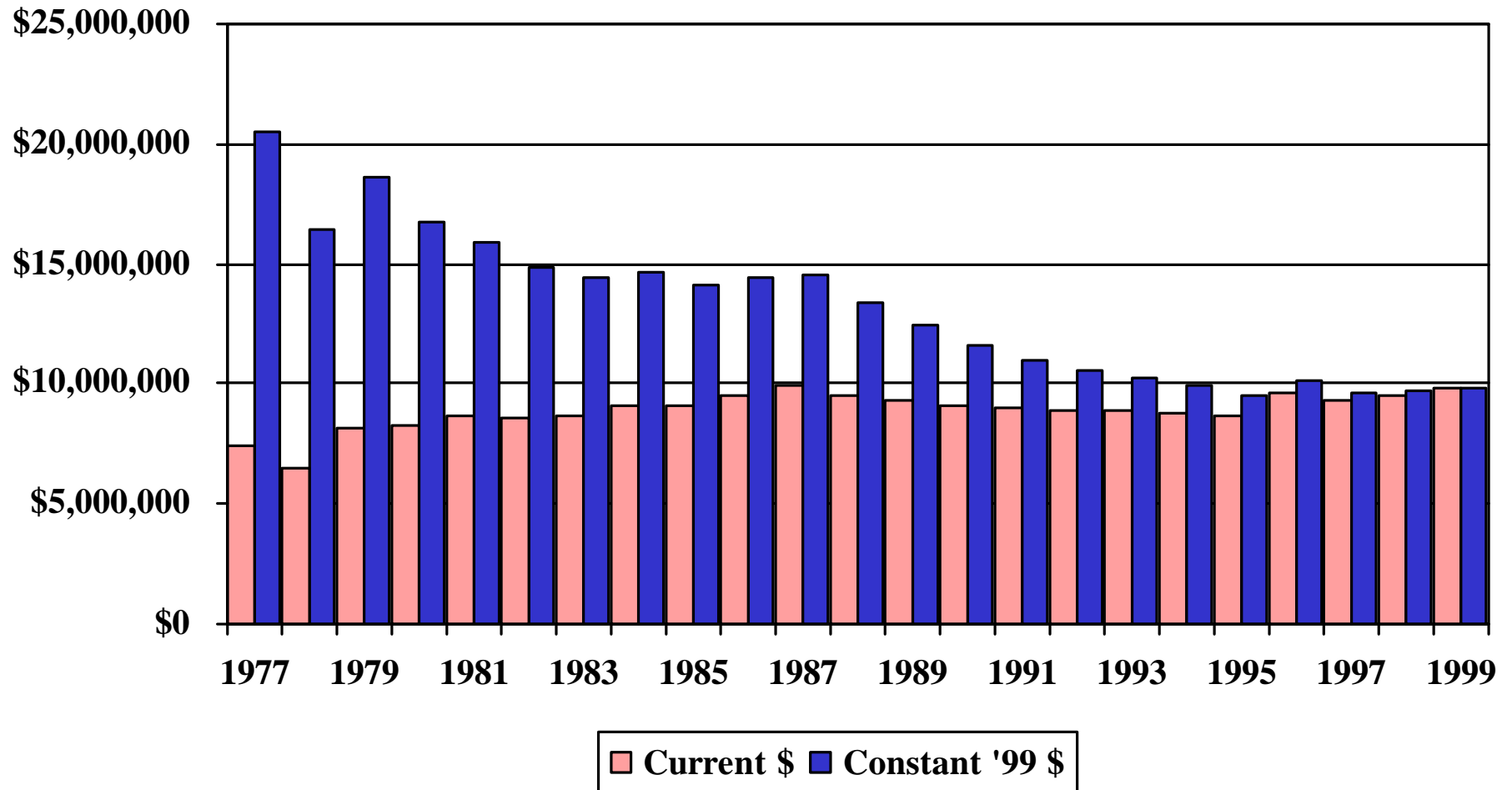
- Number of Entitlement Acres Within a Local Unit of Government
- Other Federal Land Payments Received During the Prior Year
- Population Determined Ceiling
- Existence of State Pass-Through Laws
- Consumer Price Index (after FY1999)

1999 Federal Payments in Lieu of Taxes (Top Ten States)



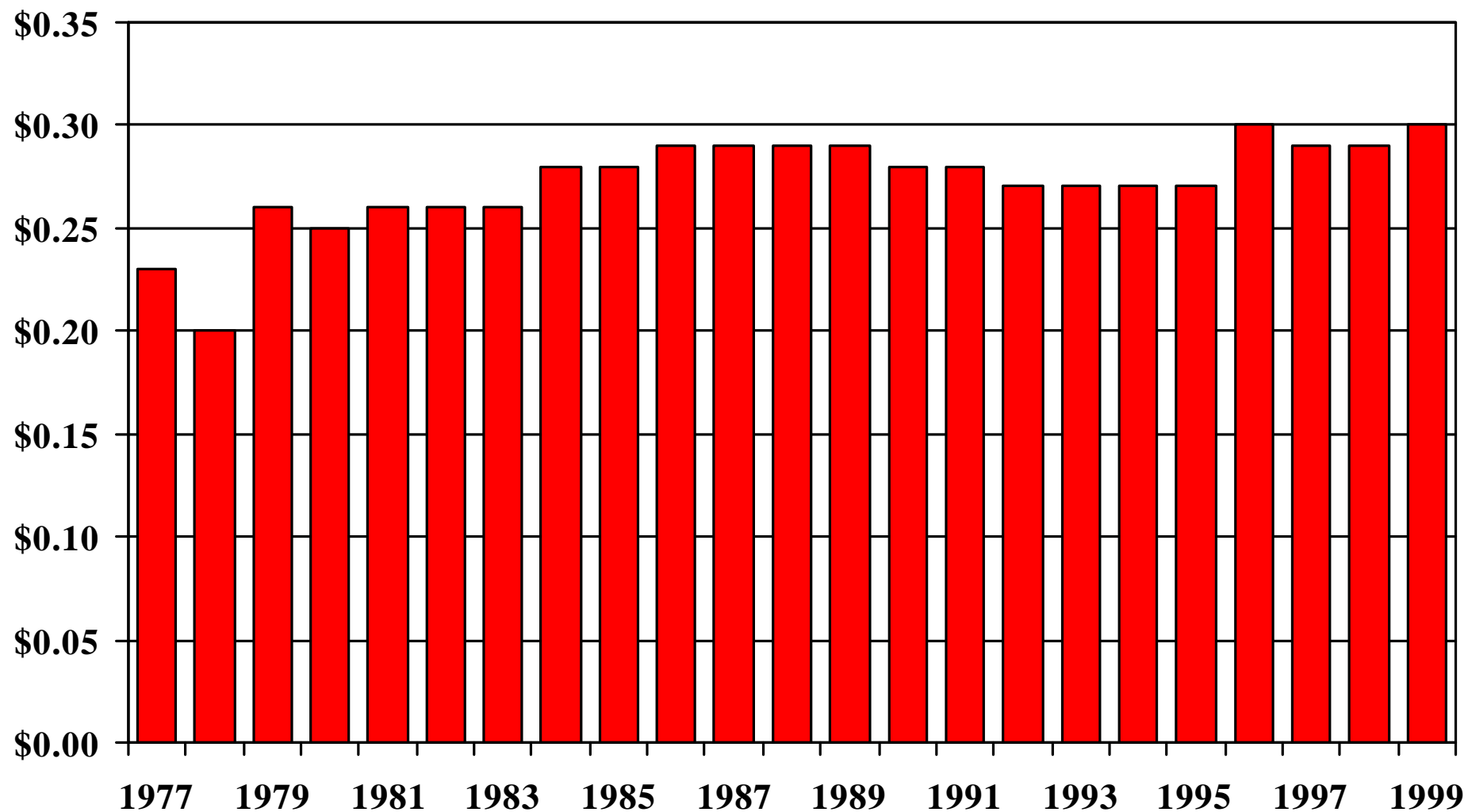
Source: Bureau of Land Management

Federal Payments in Lieu of Taxes Paid to Utah Counties: 1977 to 1999



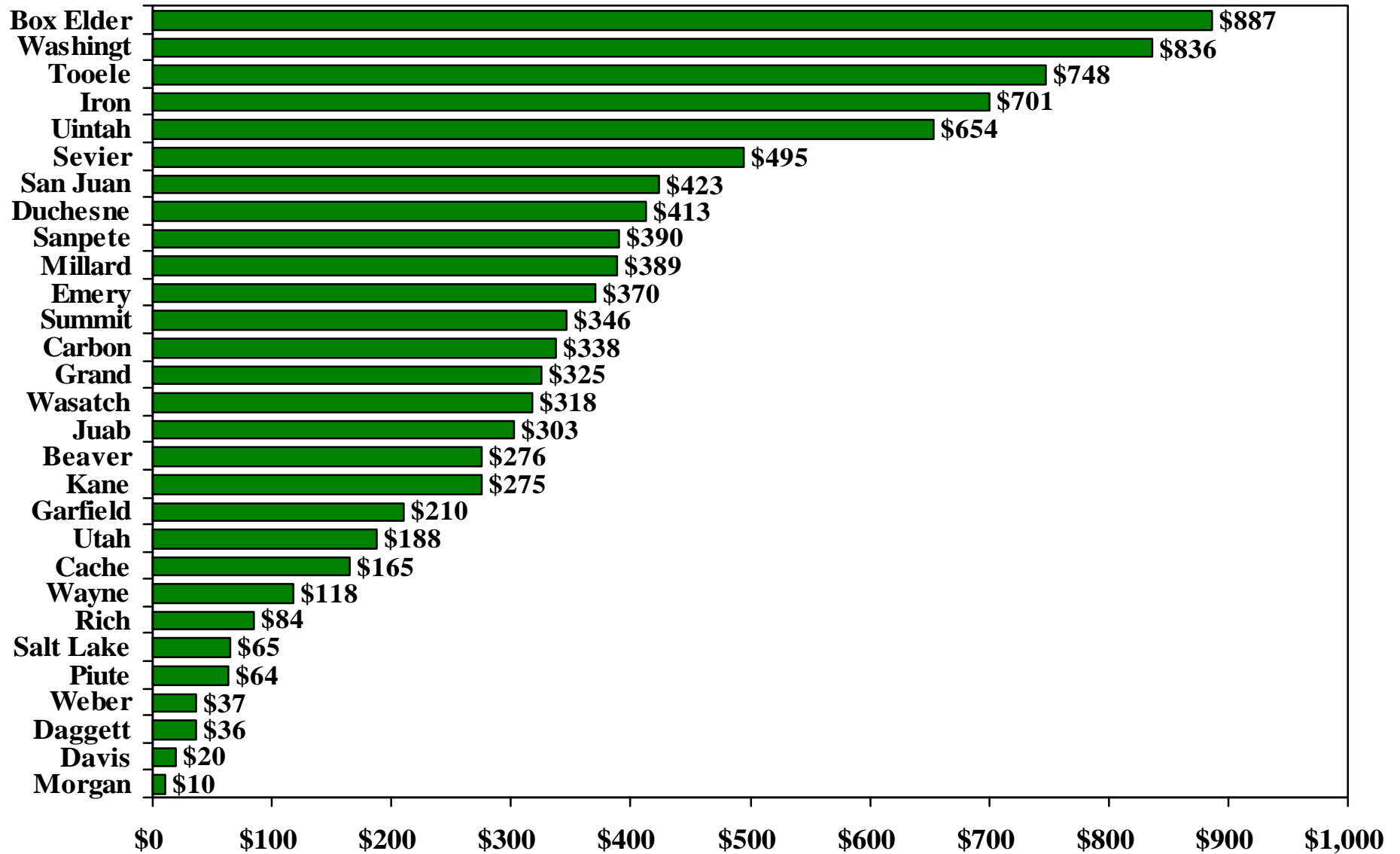
Sources: Bureau of Land Management and the Governor's Office of Planning and Budget

Federal PILT Average Per Entitlement Acre in Utah: 1977 to 1999



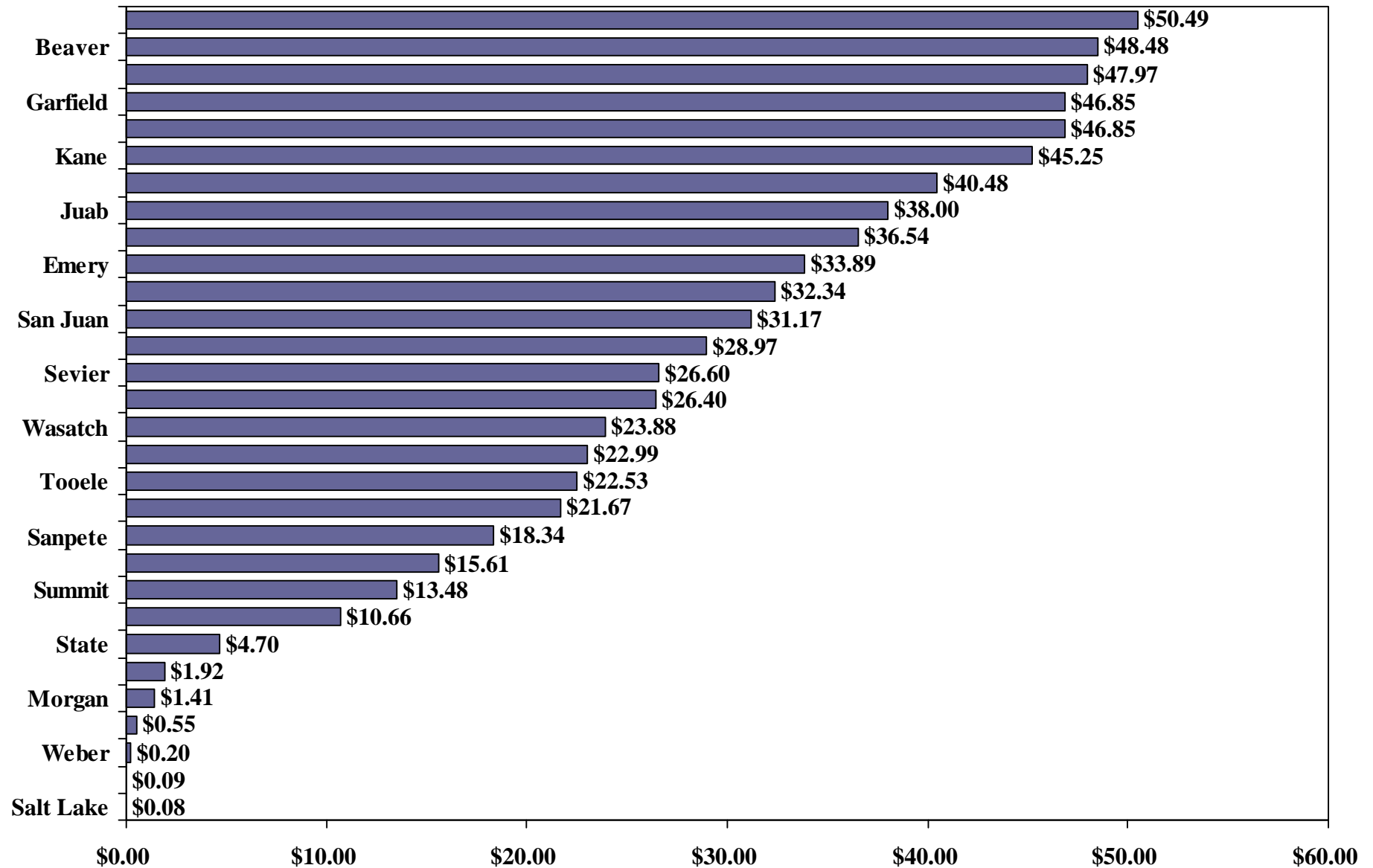
Sources: Bureau of Land Management and the Governor's Office of Planning and Budget

1999 Federal Payments in Lieu of Taxes by County (Thousands of Dollars)



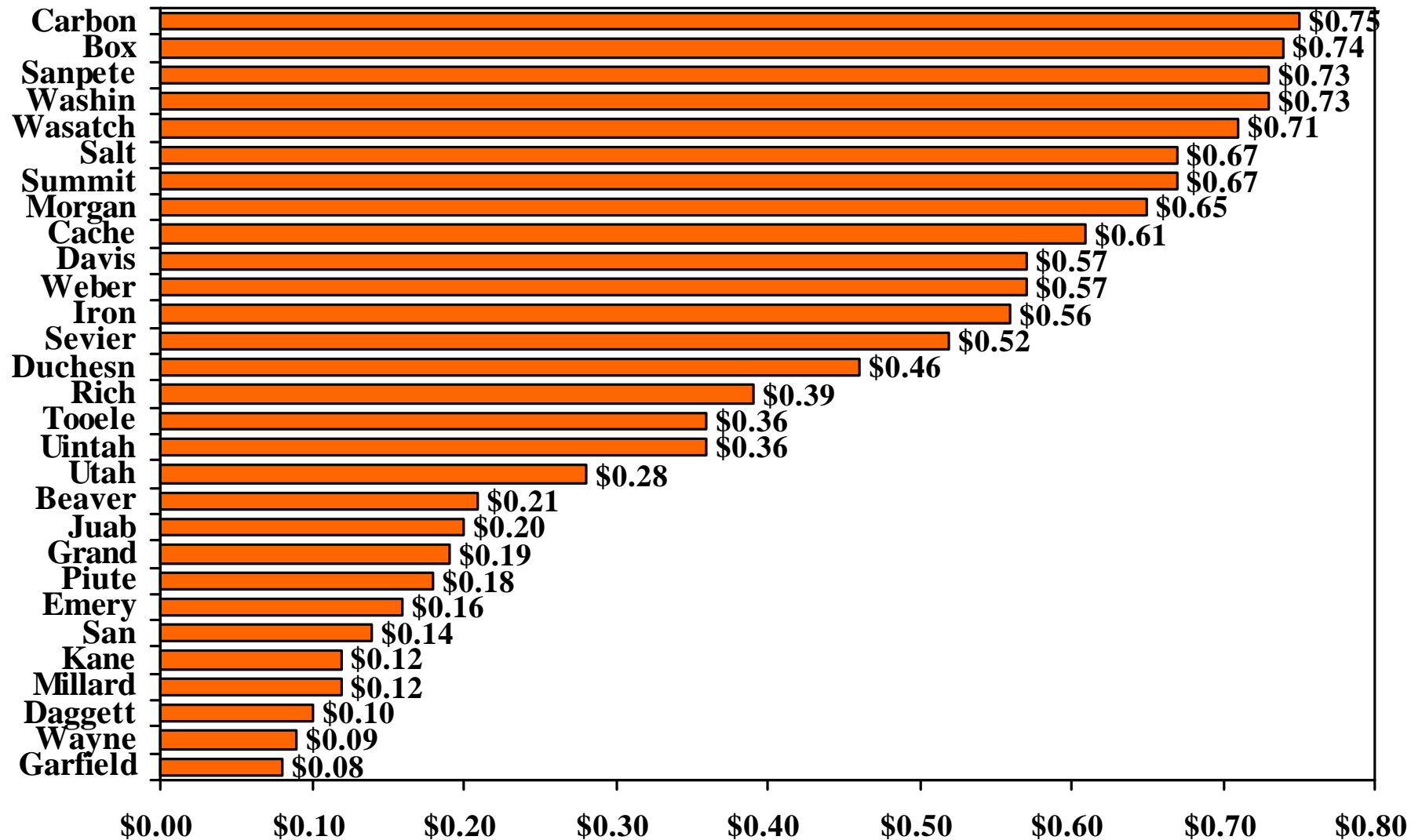
Source: Bureau of Land Management

1999 Payments In Lieu of Taxes Per Capita



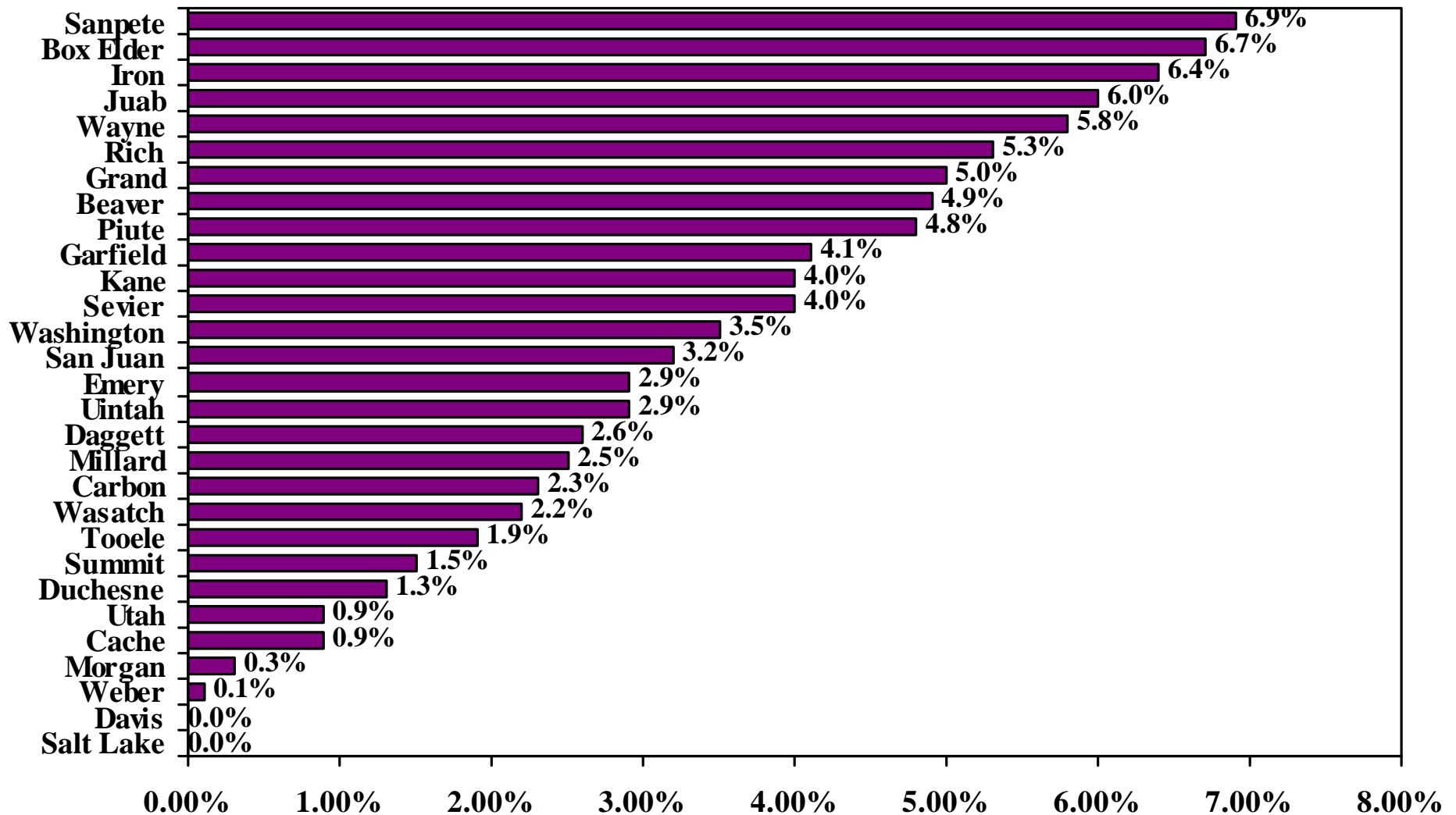
Sources: Bureau of Land Management; Utah Population Estimates Committee

1999 Federal PILT Per Entitlement Acre by County



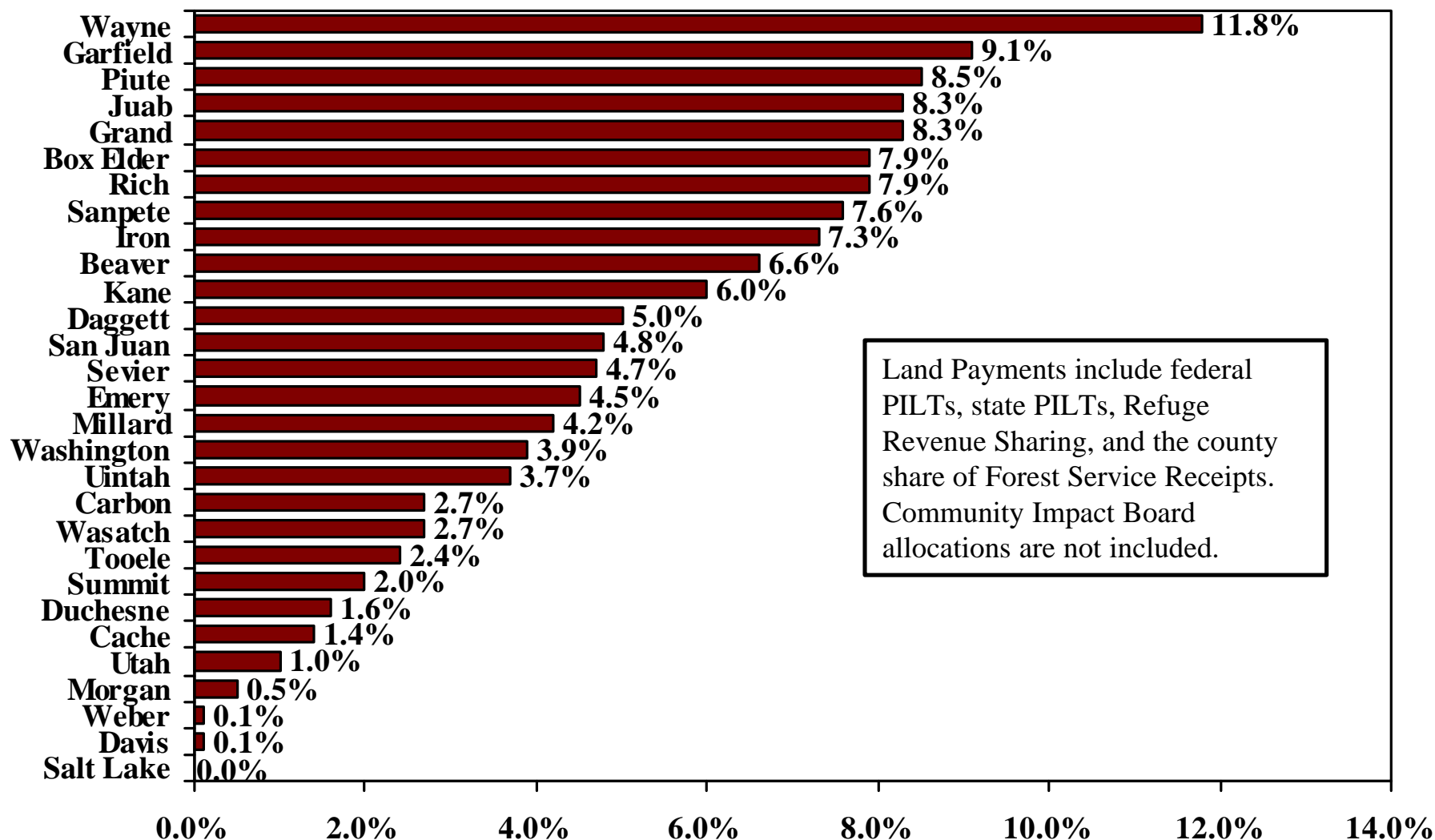
Source: Bureau of Land Management

1997 Federal PILT as a Percentage of County General Fund Budget Revenues



Sources: Bureau of Land Management and the Center for Public Policy and Administration

1997 Land Payments to County Government as a Percentage of General Fund Revenues



Sources: Bureau of Land Management, U.S. Fish and Wildlife Service, U.S. Forest Service, and CPPA

Conservation Easements in Utah

- Used since 1992, primarily by non-profit entities and the Division of Wildlife Resources
- Less than 50,000 acres of private land under easements prior to 2000
- In 2000, 5,675 acres of private land have been preserved through easements using LeRay McAllister Funds
- Other funds/programs/organizations also use easements
 - Ex. Forest Legacy Program